

UNOFFICIAL COPY



Chicago Title Insurance Company

WARRANTY DEED  
ILLINOIS STATUTORY  
JOINT TENANTS

PU 273057 LPA  
CS 22 142183 SOL



0312233182

Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 05/02/2003 10:14 AM Pg: 1 of 3

Property of Cook County Clerk's Office

3

THE GRANTOR(S), Abraham Walker and Kathleen A. Walker, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Mark Seaman and Sandra Predovic, not as tenants in common, but as joint tenants, (GRANTEE'S ADDRESS) 3717 N. Magnolia #3, Chicago, Illinois 60613 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

**SUBJECT TO:** covenants, conditions and restrictions of record, public and utility easements and roads and highways, party wall rights and agreements, general taxes for the year 2002 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2002

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as tenants in common, but as joint tenants forever.

Permanent Real Estate Index Number(s): 14-20-423-044-1006  
Address(es) of Real Estate: 3257 N. Seminary, Unit C, Chicago, Illinois 60657

Dated this 19 day of November, 2002.

Abraham Walker  
Abraham Walker

Kathleen A. Walker  
Kathleen A. Walker

CITY OF CHICAGO

CITY TAX



APR. 11. 03

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 000000433

REAL ESTATE TRANSFER TAX
0261750
FP 102805

RECORDED

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Abraham Walker and Kathleen A. Walker, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 19<sup>th</sup> day of November, 2002.



*[Signature]* (Notary Public)

**Prepared By:** Paul J. Eckert  
9400 Bormet Dr., Suite 7  
Mokena, Illinois 60448

**Mail To:**  
John James  
1001 E. Chicago Ave., Ste. 103  
Naperville, Illinois 60540

**Name & Address of Taxpayer:**  
Mark Seaman and Sandra Predovic  
3257 N. Seminary, Unit C  
Chicago, Illinois 60657

STATE OF ILLINOIS  
APR. 14. 03  
REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE  
# 0000047720  
0034900  
FP 102808

COOK COUNTY  
APR. 14. 03  
REAL ESTATE TRANSACTION TAX  
REVENUE STAMP  
# 0000047860  
0017450  
FP 102802

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EXHIBIT 'A'

## Legal Description

UNIT NUMBER 3257 -'C' IN LAKEVIEW TERRACE TOWNHOUSE CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:  
LOTS 2 AND 3 IN BLOCK 6 IN BAXTER'S SUBDIVISION IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 11, 1988 AS DOCUMENT 88301845 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

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